



**THE NEVADA DIVISION OF STATE LANDS IS SOLICITING PROPOSALS FOR  
COMPLETION OF A JOINT LAND USE STUDY FOR FLOYD EDSALL TRAINING CENTER  
AND ITS ENVIRONS IN NORTH LAS VEGAS, NEVADA**

**REQUEST FOR PROPOSAL NO. NDSL 2010-01**

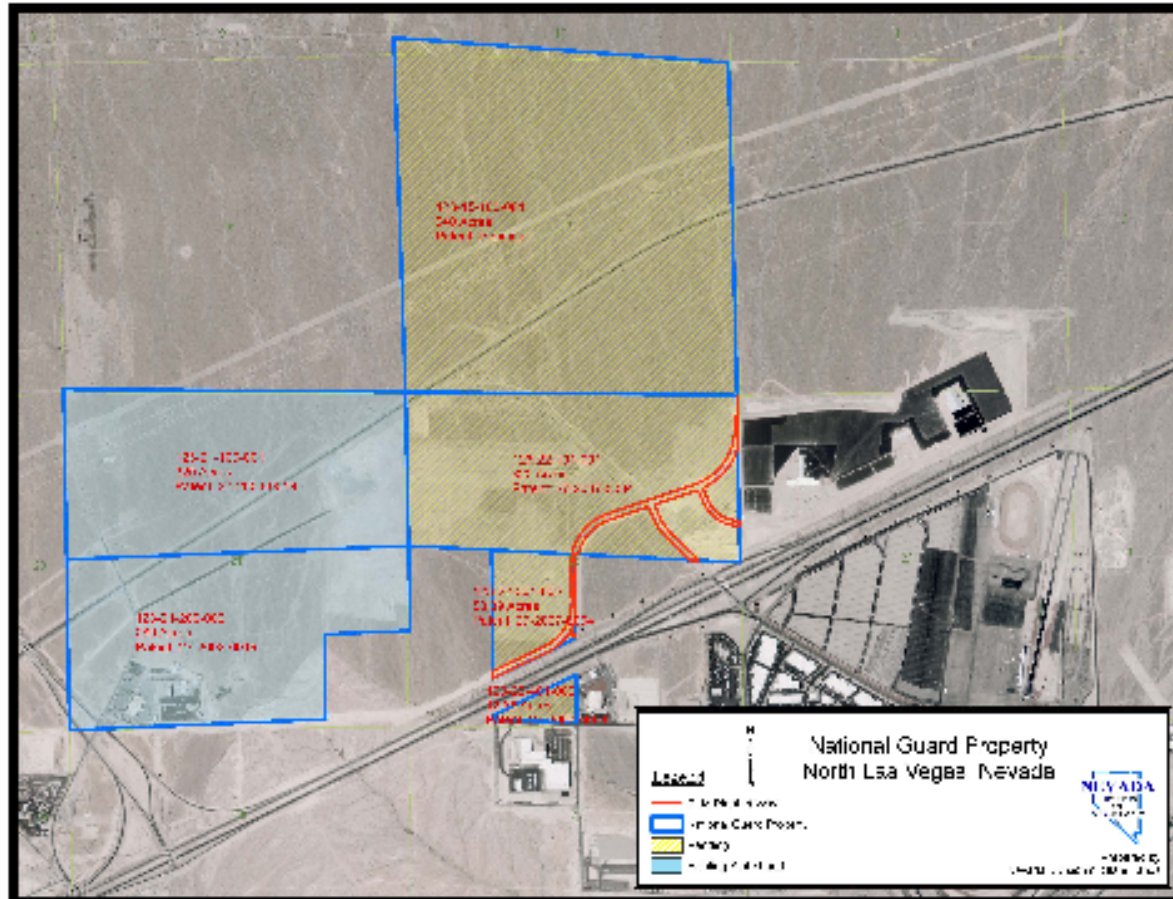
**DEADLINE FOR SUBMITTING QUESTIONS: April 16, 2010**

**DEADLINE FOR RFP SUBMISSION: 5pm PST, May 7, 2010**

**Project Abstract:**

Historically, Nevada military facilities were located in remote locations, far from communities. As Nevada has experienced explosive growth over the past decades, those very facilities have found themselves either in the path of development, or already engulfed. This base encroachment trend has created many difficulties for installations including the very real possibility of the overall mission being threatened. Too often, communities plan for economic expansion at the expense of military installations. Planners have many interests to balance and more often than not the development community prevails in dictating where and what kind of community expansion occurs.

Floyd Edsall Training Center (TC) is no exception. Until the 1990's the TC was remote from N. Las Vegas development, its only neighbors being a rail road track, I-15, Nellis Air Force Base and the Las Vegas Speedway.



Floyd Edsall TC was, until very recently, no less than five miles from the nearest non-compatible uses. Since the 1990's, the City of North Las Vegas has updated their Master Plan for the area. New incompatible land use designations have been adopted to the south and west of the TC. Clark County has constructed the I-215 ring road directly west of Floyd Edsall TC and the University of Nevada Las Vegas has its sights on land north of the TC for educational facilities. The 1990's and early 2000's brought the new Clark County ring road right (I-215) past the center's front door, connecting with I-15. In addition, a new master plan was adopted for the area in 2003 that emphasized residential, commercial and casino development directly adjacent to the facility. Also nearby is land for University of Nevada Las Vegas (UNLV) development, Nellis Air Force Base, Bureau of Land Management disposal properties as well as a future outer ring road called Sheep Mountain Parkway. Sheep Mountain Parkway is planned north of the training area and is sure to bring with it the demand for other development.



All of these factors combined create the immediate need to address development pressures so that Floyd Edsall TC can continue its own mission, as planned, while being a good neighbor.

A recent Las Vegas Review Journal article included a map that showed a pending land use conflict on the TC's south boundary.

## Guard targets hotel project

The Nevada Army National Guard is fighting a plan to build two hotels with casinos on 73 acres adjacent to National Guard training land in North Las Vegas, saying the plan presents practical and safety concerns.



SOURCES: Nevada Army National Guard, GoogleEarth

REVIEW-JOURNAL





The following diagram further illustrates encroachment issued in close proximity to the TC.



The primary on site operations at Floyd Edsall TC include non-active Nevada Army National Guard (NANG) Small Unit training (platoon maximum), unmounted laser engagement, staging for equipment and vehicles, classroom training and vehicle maintenance.

Primary users and uses include:

- 1st Squadron 221st Cavalry, the Headquarters and Headquarters Troop (HHT) and the Field Support Command (FSC) I & K Troops, which together comprise Nevada's only combat arms unit.
- 1864th Transportation Company which manages 30 diesel tractors and heavy wheel vehicles and often tows up to 120 trailers on and off the installation.
- D1, 150th Maintenance Company, which carries out maintenance for all NANG operation in Southern Nevada and maintains the largest motor pool in the State.



- 100th Quartermaster Company which conducts water treatment and water storage entailing the use of large quantities of equipment.
- Field Maintenance Shop.
- Combined Support Maintenance Shop.
- 421st Regiment Regional Training Institute, which conducts computer and professional development training for a variety of Military Occupational Skill Qualifications (MOSQ) and Officer training.

Other regular users include the City of North Las Vegas Fire Department, City of North Las Vegas Police Department and Nellis AFB, who take advantage of the classroom space, and additional NANG and Reserve units who use the installation for transient billeting and staging of equipment.

Floyd Edsall TC is the largest plot of undeveloped NANG training land in the State and the facility is currently beyond full capacity. In addition the installation is expecting future mission growth of 300 additional part time users and 6 full time staff. In order to accommodate current and future users the installation plans to expand current uses and build new facilities. The plans for build out are being developed in the Floyd Edsall Master Plan Update. The draft version of the Master Plan envisions expansion of the cantonment area, specifically classroom space to better house existing users and accommodate future "Grow the Army" users. Other development plans include a multi-use area in the SE corner of the installation to accommodate various State of Nevada of Military users such as the Department of Transportation and the Department of Motor Vehicles. The NE portion of the site is intended for use by the City of North Las Vegas Department of Public Safety as an Emergency Vehicle Operations Command training location. The overall goal of the Master Plan is to have future on-site development serve as the buffer for the training areas, which are located in the inside core of the installation, to accommodate more users and protect existing operations.



**A copy of this Request for Proposal (RFP) may be obtained by any of the following methods:**

1. Retrieve the document from the State of Nevada, Purchasing Division's Web Page at: <http://purchasing.state.nv.us/> and click on "Current Services RFP Opportunities". **You will be responsible for checking the web site for any amendments. You may also retrieve the RFP at [www.lands.nv.gov](http://www.lands.nv.gov).**
2. E-Mail us at [scanfield@lands.nv.gov](mailto:scanfield@lands.nv.gov) and request a copy of the RFP be forwarded to you. Please include your company name, address, contact name, phone number and fax number. We will automatically send you any amendments or changes to the RFP.
3. Fill out this form and fax it back to us at 775-684-2721 We will automatically send you any amendments or changes to the RFP.

Company Name: \_\_\_\_\_ Contact Name: \_\_\_\_\_

Phone No. \_\_\_\_\_ Fax No. \_\_\_\_\_

E-mail Address: \_\_\_\_\_

Address: \_\_\_\_\_ City: \_\_\_\_\_

State: \_\_\_\_\_ Zip: \_\_\_\_\_

**Preferred method for receiving documents?**    ☐ Fax    ☐ Mail    ☐ E-Mail



Nevada Division of State Lands  
Request For Proposal No. NDSL 2010-01  
for  
**COMPLETION OF A JOINT LAND USE STUDY FOR FLOYD EDSALL TRAINING CENTER  
AND ITS ENVIRONS IN NORTH LAS VEGAS, NEVADA**  
**Budget Amount \$100,000.00**

Release Date: March 18, 2010  
Deadline for Submission: 5pm PST, May 7, 2010

For additional information, please contact:  
Skip Canfield  
Nevada Division of State Lands  
(775) 684-2723  
(TTY for the Hearing Impaired: 1-800-326-6868.  
Ask the relay agent to dial 1-775-684-2723/V.)

**See Page 19, for instructions on submitting proposals.**

Company Name \_\_\_\_\_ Contact Person \_\_\_\_\_

Address \_\_\_\_\_ City \_\_\_\_\_ State \_\_\_\_\_ Zip \_\_\_\_\_

Telephone (\_\_\_\_) \_\_\_\_\_ Fax (\_\_\_\_) \_\_\_\_\_ Federal Tax ID No. \_\_\_\_\_

E-Mail Address: \_\_\_\_\_

If applicable, Vendor's State of residence governmental preference \_\_\_\_\_

Prices contained in this proposal are subject to acceptance within \_\_\_\_\_ calendar days.

I have read, understand, and agree to all terms and conditions herein Date \_\_\_\_\_

Signed \_\_\_\_\_ Print Name & Title \_\_\_\_\_





**A Request for Proposals process is different from an Invitation to Bid. The State expects vendors to propose creative, competitive solutions to the agency's stated problem or need, as specified below. Vendors may take exception to any section of the RFP. Exceptions should be clearly stated in Attachment A (Certification of Indemnification and Compliance with Terms and Conditions of RFP) and will be considered during the evaluation process. The State reserves the right to limit the Scope of Work prior to award, if deemed in the best interest of the State NRS §333.350(1).**

**1. OVERVIEW OF PROJECT (Please see Scope of work)**

**2. ACRONYMS/DEFINITIONS**

For the purposes of this RFP, the following acronyms/definitions will be used:

<b><i>Awarded Vendor</i></b>	The organization/individual that is awarded and has an approved contract with the State of Nevada for the services identified in this RFP.
<b><i>Division</i></b>	Department of Conservation and Natural Resources, Division State Lands
<b><i>Evaluation Committee</i></b>	An independent committee comprised of a stakeholders established to evaluate and score proposals submitted in response to the RFP pursuant to NRS §333.335.
<b><i>May</i></b>	Indicates something that is not mandatory but permissible.
<b><i>NAC</i></b>	Nevada Administrative Code
<b><i>NRS</i></b>	Nevada Revised Statutes
<b><i>RFP</i></b>	Request for Proposal - a written statement which sets forth the requirements and specifications of a contract to be awarded by competitive selection NRS §333.020(7).
<b><i>Shall/Must</i></b>	Indicates a mandatory requirement. Failure to meet a mandatory requirement may result in the rejection of a proposal as non-responsive.
<b><i>Should</i></b>	Indicates something that is recommended but not mandatory. If the vendor fails to provide recommended information, the State may, at its sole option, ask the vendor to provide the information or evaluate the proposal without the information.
<b><i>State</i></b>	The State of Nevada and any agency identified herein.



- Subcontractor*** Third party, not directly employed by the vendor, who will provide services identified in this RFP. This does not include third parties who provide support or incidental services to the vendor.
- Will*** Expected or required.
- Vendor*** Organization/individual submitting a proposal in response to this RFP.

### 3. **SCOPE OF WORK**

#### **FLOYD EDSALL TRAINING CENTER JOINT LAND USE STUDY (JLUS)**

All tasks and deliverables within the proposed scope of work are the responsibility of the entity specified. The consultant is identified as the lead on all technical mapping, data collection, analysis, conducting of meetings and deliverables. The Nevada State Land Use Planning Agency (SLUPA) is identified as the lead on all facilitation of committees and processes. The consultant will be required to participate in most committees and processes where their attendance is critical to the outcome of the event and the flow of information at that event. The Policy Committee is identified as the lead on review of all information provided by the consultant, (and the Technical Advisory Committee and any working groups if they are necessary), to ensure equal and non-biased input and feedback.

#### **TASK 1: Public Involvement**

##### **1A – Policy Committee**

Throughout the life of the Joint Land Use Study (JLUS), the Nevada State Land Use Planning Agency (SLUPA) will be directed by a Policy Committee with invited representatives from City of North Las Vegas, National Guard, University of Nevada Las Vegas, Nevada Department of Transportation, Clark County, BLM, Nellis, a public-at-large, and a representative from the development community. The committee may or may not have all of the aforementioned entities and others may be added if their addition assists in making the group better balanced. The Policy Committee may direct the formation of a Technical Advisory Committee and possible smaller Working Groups that will work directly with SLUPA and the consultant in the development of recommendations in the JLUS if deemed necessary. The Policy Committee will be staffed by the consultant with SLUPA oversight, and will meet when appropriate during the initial phases of the study. Later, the Policy Committee may develop a bi-monthly or quarterly



meeting schedule for the remainder of the Study period. The consultant will be responsible for scheduling and meetings.

## **1B – Technical Advisory Committee (TAC) and Working Groups**

Members of the Technical Advisory Committee (TAC) (if deemed necessary) will be approved by the Policy Committee. The Technical Advisory Committee members may include, but not be limited to, staff of Floyd Edsall Training Center, Clark County, City of North Las Vegas, Nellis, BLM, University of Nevada Las Vegas, a development community member, a public-at-large, and other individuals or agencies as deemed appropriate and necessary by the Policy Committee. The TAC may meet monthly throughout the life of the study if necessary, and will be staffed by the consultant with SLUPA oversight. The TAC may function through several task-specific working groups that will focus on specific elements of the Study, where deemed necessary. These working groups may be comprised of members from the agencies referenced above, and may include additional members as necessary. One member from each working group will serve on the TAC. The TAC will be responsible for making final recommendations to the Policy Committee, if a TAC is created.

## **1C – General Public Involvement**

The consultant will prepare a Public Involvement Plan with SLUPA oversight to outline specific points and methods for involving the general public and stakeholders in the JLUS process. The consultant will be responsible for creating and distributing press releases related to meetings, updates, and other topics of interest or as directed by the Policy Committee. The consultant will also develop and maintain a website to engage the public between meetings. The website will include, but not be limited to, meeting agendas and summaries, maps, data gathered, documents, recommendations, and committee members. The website will have an email link for the public to use to provide input at any time during the process. The consultant will conduct a minimum of three public workshops: one to introduce the project to the public, one to review draft recommendations, and one to present final findings/recommendations. Each of these workshops will allow members of the public to provide input and feedback. Other activities, such as media interviews and meeting notifications, will be performed by the consultant with SLUPA oversight. Specific public involvement activities at various stages of the project will occur at the direction of the TAC and/or Policy Committee.



### **Task 1 Deliverables:**

- Policy Committee membership roster and contact information
- Policy Committee meeting agendas
- Policy Committee meeting minutes
- Technical Advisory Committee membership roster and contact information
- Technical Advisory Committee meeting agendas
- Technical Advisory Committee meeting minutes
- Press releases
- Log of public workshops, including lists of participants, event summaries, and record of public input/feedback received
- Documentation of other public involvement activities

### **TASK 2: Existing and Historical Conditions Analysis and Mapping**

#### **Task 2A – Existing Data Collection**

In order to determine existing conditions at Floyd Edsall Training Center and in the surrounding communities, a variety of data will be collected using a variety of methods by the consultant, with SLUPA oversight:

- Identify and collect pertinent information and data, studies, reports, comprehensive plans, relevant Federal and State noise standards and guidelines, development regulations, and information on current and foreseeable or planned Floyd Edsall Training Center military operations
- Identify, review and summarize land use policies and plans being implemented by local governments within the study area boundary, after identifying the study area boundary
- Identify, review and summarize current ordinances, land development codes and policies, military regulations, federal and state laws and regulations that address potential impact between study area land uses and Floyd Edsall Training Center operations and uses; and other regulations that control or reduce potential conflicts between land uses and installation operations
- Interview local government officials, staff, and military representatives, to understand current and future compatibilities and conflicts
- Interview Floyd Edsall Training Center representatives to identify current training and mission activities and objectives, as well as anticipated activities



- Review current coordination mechanisms between the community and Floyd Edsall Training Center
- Estimate resident population and demographic profiles within study area with civilian-military breakdown (if available). Utilize Nevada State Demographer statistics and 2000 Census tract information or block-level information.
- Research commute patterns and traffic patterns surrounding Floyd Edsall Training Center and other facilities in the area.
- Identify existing and proposed infrastructure or community facility improvements proposed within the study area
- Identify and map any on-post improvements that would potentially alter or increase off-post impacts, or other foreseeable future projects
- Identify other data needs as necessary or as directed by the Policy Committee or TAC

## **Task 2B – GIS Mapping**

SLUPA and the committees will review Geographic Information Systems mapping technology provided by the consultant and local/federal governments to analyze the following data:

- Base maps to establish desired scale and map layout for presentation and report-sized maps
- Parcel-specific GIS-based coverages for noise and Installation Compatible Use Zone (ICUZ) contours
- Parcel-specific existing land use maps for the study area
- Currently adopted parcel-specific zoning district maps for the study area using data obtained from local governments
- Current and historical aerial photography to analyze development patterns and pressures
- Building permit data and subdivision approval data from local governments
- Current and proposed utility infrastructure and transportation systems





- Current environmental features and constraints in the study area
- Current and historic population maps that will depict population growth in the area using US Census data and other projections available from the Nevada State Demographer
- Projected land disposal areas and timeframes pursuant to the Southern Nevada Public Land Management Act of 1998 (SNPLMA)
- Other mapping as required to complete this task

## **Task 2 Deliverables**

- Updated GIS coverages for existing and future land use, zoning, population, noise contours, historical development patterns, and environmental constraints. All GIS coverages will be delivered in the State Plane Coordinate System. These coverages will have feet as the unit of measurement and shall be delivered in the ArcGIS software format.
- Hard copy maps where necessary and appropriate showing GIS coverages.
- Draft report detailing the review of the existing regulations and other pertinent data as well as a meaningful analysis of all data gathered.

## **TASK 3: Identification and Analysis of Land Use and Facilities Conflicts**

### **Task 3A -- Identify existing land uses located within current noise zones and land use hazard zones**

In order to identify locations where land uses or development patterns may be incompatible between military uses and civilian uses, a small-scale overview of current zoning and land use must occur. The Policy Committee will utilize information provided by the consultant to classify existing land uses within and surrounding Floyd Edsall in terms of compatibility with military operations. Existing conflicts will be reviewed from the aspect of military operations and civilian concerns. Potential future conflicts will be identified based on future land use plans and current zoning. Development controls such as zoning ordinances, subdivision regulations and other land development policies will be evaluated to determine their ability to reduce future conflicts. Coordination with the BLM is required pursuant to SNPLMA.

### **Task 3B – Evaluate Floyd Edsall Training Center Plans**



To determine future conflicts, the Policy Committee will review information provided by the consultant regarding Floyd Edsall Training Center's planned expansions in terms of mission, operation, and/or infrastructure. The expansions or growth will be evaluated for impacts in traffic, air quality, noise and other types of nuisance. Standard operating procedures will be reviewed to determine impacts on surrounding communities. The Policy Committee will evaluate current attempts to mitigate those impacts as well as communication techniques and outreach efforts at Floyd Edsall Training Center, and enhancements will be recommended.

### **Task 3 Deliverables**

Portions of draft report to include:

- Identifying existing and future land uses as well as existing and potential conflicts within noise contour areas;
- Presenting a description of Floyd Edsall Training Center plans, growth objectives and operating procedures, and current impacts on surrounding areas

### **Task 4: Future Development Potential and Assessment of Future Land Use Conflicts**

#### **Task 4A – Future Development Potential Analysis**

To determine what might occur in the future, the Policy Committee will review information collected by the consultant pertaining to current zoning, planned or potential infrastructure expansions, and development activities or constraints in the study area. Future potential development projections will be based on existing comprehensive land use plans and ordinances, environmental or infrastructure constraints, and other pertinent data. The Policy Committee will develop various land use scenarios which will be overlayed with the study area and noise contours using GIS mapping. Preferred land use alternatives will be discussed.

#### **Task 4B – Future Land Use Impact Assessment**

Based upon existing and historical conditions, land use and transportation issues, noise impacts, and future development potential of the study area, the Policy Committee will identify future land use alternatives and identify the various potential advantages and disadvantages of each. The consultant will prepare Land Use Compatibility Maps consisting of noise contours that are reflective of existing and future land use conflicts as well as inconsistencies in master plan designations and zoning districts.

### **Task 4 Deliverables**



- Land Use Compatibility Maps delineating alternatives, proposed future land use and zoning maps, including an inventory of vacant lands that cannot be developed due to infrastructure or environmental constraints and existing buffers around Floyd Edsall Training Center.
- Draft report sections including land use analysis and conflict assessment.

## **TASK 5: Land Use Policy and Regulation Recommendations**

### **Task 5A – Existing Regulations/Policies**

The consultant will collect data from local jurisdictions and federal/state agencies pertaining to existing land use ordinances and regulations. State and Federal regulations in place in the study area will also be reviewed. Existing coordination efforts between local governments and Floyd Edsall Training Center during land development will be identified and analyzed. Public involvement will be utilized at this stage to gather input on the existing policies and coordination efforts.

### **Task 5B – New Regulations/Policies**

The Policy Committee will work with the TAC to identify potential new regulatory and non-regulatory measures to encourage compatible land uses within the study area. Recommendations will be offered for both military and civilian partners. Options such as noise attenuation standards, land exchanges, land acquisition, development incentive programs, conservation easements, transferable development rights program (TDRs), performance standards, special overlay zones, and special procedures for reviewing developments with potentially substantial impact within the study area may be explored. Sample ordinance language will be presented for regulatory recommendations. Other measures may be explored as well.

### **Task 5 Deliverables**

- Draft report sections, including recommendations summary and implementation strategies.
- Proposed amendments, if necessary, to regulatory and development codes, and relevant planning documents.
- Provide Floyd Edsall Training Center-specific recommendations to reduce adverse impacts on surrounding properties tailored for Floyd Edsall Training Center's present and foreseeable missions and operations without compromising its mission or continued viability.



- Provide community-specific recommendations tailored for City of North Las Vegas and Clark County, including recommended policy statements, ordinances, local government land use controls, noise and other pertinent measures.

## **TASK 6: Community Support for Floyd Edsall Training Center Operations**

### **Task 6A – Existing Efforts**

The Policy Committee will review existing efforts at Floyd Edsall Training Center to engage and educate the general public and surrounding local governments regarding the mission, history, operation, and impacts of Floyd Edsall Training Center on the local economy and lifestyle.

### **Task 6B – Recommendations for Enhancing Efforts**

The consultant will identify practices used at other military installations for garnering community support from surrounding residents. The Policy Committee will explore alternatives for enhancing Floyd Edsall Training Center's image and presence in the community.

### **Task 6 Deliverables**

- Draft report sections detailing existing and recommended public outreach methods
- Recommendations for potential partnering between local governments and Floyd Edsall Training Center to enhance military operation and history knowledge in the local community

## **TASK 7: Draft and Final JLUS Report**

### **Task 7A -- Draft Report presented to Working Groups and TAC**

A draft report, prepared by the consultant, and reviewed by SLUPA, will be presented by the consultant to the Working Groups for editing and revising. The TAC will forward a recommended draft report to the Policy Committee. This draft will be available to the public on the JLUS website as well as at a public workshop held at the discretion of the Policy Committee, and staffed by the consultant with SLUPA oversight.

### **Task 7B – Recommendations to Policy Committee**

Upon satisfactory review and edit by the Working Groups and TAC, a final report, prepared by the consultant and reviewed by SLUPA, will be forwarded to the Policy Committee for review and comment. Floyd Edsall Training Center officials will provide further comments and suggested revision before a final report is produced.



### **Task 7C – Final Draft Report**

### **Distributed**

After input has been received from Floyd Edsall Training Center and participating local and federal agencies, a final draft report will be distributed to each entity for comment and review.

### **Task 7D – Revisions to Final Draft Report**

After the report has been reviewed by all parties as outlined in Task 7C, the Working Groups, TAC and Policy Committee will review comments made and incorporate them as necessary into a final report that will be prepared by the consultant.

### **Task 7E – Presentation of Final Report to Policy Committee**

The final report will be prepared by the consultant and reviewed by SLUPA, and will include all comments and revisions outlined in tasks 7B, 7C and 7D. This final report will be presented by the consultant to the Policy Committee at a regularly scheduled meeting.

### **Task 7F – Final Report Released to Public**

Prior to adoption of the final report by the Policy Committee, the report will be released to the public for final review. The report will be available at local government offices, Floyd Edsall Training Center offices, and on the website, as well as at a public workshop staffed by SLUPA and the consultant.

### **Task 7G – Adoption of Final Report**

Upon satisfactory public review (as outlined in Task 7F), a final draft report will be produced and distributed by the consultant to Floyd Edsall Training Center and all participating local and federal agencies. The final report will be adopted by the JLUS Policy Committee and forwarded to participating local governments for consideration for adoption.

### **Task 7H – Final Report Made Available**

The final report will be made available on the website by the consultant. The report will also be distributed to all Policy Committee members in hard copy and electronically on CD by the consultant. Finally, the report will be made available on CD for all TAC and Working Group members and posted on the website by the consultant.

### **Task 7 Deliverables**

- All draft report sections
- Log of all comments received from Working Groups, TAC, Policy Committee and the public, and a record of how comments were addressed
- Resolution of Adoption for Policy Committee
- Hard copy and digital copy of final report
- Draft and final reports on website





## **Task 8: Implementation Plan, Monitoring**

## **Action Steps and Ongoing**

### **Task 8A – Implementation Plan and Action Steps**

By adopting the resolution creating the JLUS Policy Committee, local governments participating in the Joint Land Use Study have agreed to attempt in good faith to locally implement measures recommended in the study report. A specific implementation plan and action steps, including assign responsibilities to each JLUS entity, will be developed. Strategies and procedures for cooperative monitoring of the implementation of recommendations in the plan will be discussed. Action steps for implementing the JLUS will be outlined in the implementation plan. These steps may include continuing the JLUS planning committee, working groups, policy committee, and/or TAC, developing public outreach or public relations pieces, or other specific project-related tasks. Task 8A will be conducted by the consultant.

### **Task 8B – Ongoing Monitoring**

In order to facilitate implementation of the JLUS recommendations, a plan for continued dialogue between Floyd Edsall Training Center, Bureau of Land Management and local governments will be established as part of the implementation plan by the consultant. To ensure successful implementation of any of the recommendations, oversight will be necessary. This oversight could come in the form of continuing the work of the Policy and/or TAC committee to guide implementation of the JLUS recommendations.

### **Task 8 Deliverables**

- A plan for a continued dialogue between Floyd Edsall Training Center, City of North Las Vegas, Clark County, Nellis and Bureau of Land Management
- As budget allows, public relations pieces related to JLUS recommendations and implementation



#### **4. COMPANY REFERENCES**

#### **BACKGROUND AND**

##### **4.1 PRIMARY VENDOR INFORMATION**

Vendors must provide a company profile. Information provided shall include:

- 4.1.1 Company ownership. If incorporated, the state in which the company is incorporated and the date of incorporation. *An out-of-state vendor must become duly qualified to do business in the State of Nevada as a foreign corporation before a contract can be executed.*
- 4.1.2 Disclosure of any alleged significant prior or ongoing contract failures, contract breaches, any civil or criminal litigation or investigation pending which involves the vendor or in which the vendor has been judged guilty or liable.
- 4.1.3 Location(s) of the company offices and location of the office servicing any Nevada account(s).
- 4.1.4 Number of employees both locally and nationally.
- 4.1.5 Location(s) from which employees will be assigned.
- 4.1.6 Name, address and telephone number of the vendor's point of contact for a contract resulting from this RFP.
- 4.1.7 Company background/history and why vendor is qualified to provide the services described in this RFP.
- 4.1.8 Length of time vendor has been providing services described in this RFP to the **public and/or private sector**. Please provide a brief description.
- 4.1.9 Has the contractor ever been engaged under contract by any State agency?  
[ ] Yes [ ] No If "Yes," specify when, for what duties, and for which agency.
- 4.1.10 Is the contractor or any of the contractor's employees employed by the State of Nevada, any of its political subdivisions or by any other government?  
[ ] Yes [ ] No If "Yes," is that employee planning to render services while on annual leave, compensatory time, sick leave, or on his own time?
- 4.1.11 Vendor's Dun and Bradstreet number.
- 4.1.12 Resumes for key staff to be responsible for performance of any contract resulting from this RFP.

##### **4.2 REFERENCES**

Vendors should provide a minimum of three (3) references from similar projects performed for private state and/or large local government clients within the last three years. **Vendors are required to submit Attachment C, Reference Form to the business references they list. The business references must submit the Reference Form directly to the (Your Agency's) designee.** It is the vendor's responsibility to ensure that the completed forms are received by the Nevada Division of State Lands on or before the proposal submission deadline for inclusion in the evaluation process. Business References that are not received, or are not complete, may adversely affect the



vendor's score in the evaluation process. The Nevada Division of State Lands may contact any or all business references for validation of information submitted.

- 4.2.1 Client name;
- 4.2.2 Project description;
- 4.2.3 Project dates (starting and ending);
- 4.2.4 Technical environment; (i.e., Software applications, Internet capabilities, Data communications, Network, Hardware)
- 4.2.5 Staff assigned to reference engagement that will be designated for work per this RFP;
- 4.2.6 Client project manager name, telephone number, fax number and e-mail address.

### **4.3 SUBCONTRACTOR INFORMATION**

4.3.1 Does this proposal include the use of subcontractors?

Yes \_\_\_\_\_ No \_\_\_\_\_ Unknown \_\_\_\_\_

If "Yes", vendor must:

- 4.3.1.1 Identify specific subcontractors and the specific requirements of this RFP for which each proposed subcontractor will perform services.
- 4.3.1.2 Provide the same information for any proposed subcontractors as requested in the Primary Vendor Information section.
- 4.3.1.3 References as specified above must be provided for any proposed subcontractors.
- 4.3.1.4 The State requires that the awarded vendor provide proof of payment to any subcontractors used for this project. Proposals shall include a plan by which the State will be notified of such payments.
- 4.3.1.5 Primary vendor shall not allow any subcontractor to commence work until all insurance required of the subcontractor is provided to the using agency.
- 4.3.1.6 Primary vendor must notify the using agency of the intended use of any subcontractors not identified within their response and receive agency approval prior to subcontractor commencing work.

## **5. COST**



**Note: Cost information *must not* be included with the vendor's Technical Proposal, please refer to the Submittal Instructions.**

- 5.1 Vendors must submit a number of hours of service to be provided for each year of the contract, an hourly cost for services and a total fixed-price for the project budget.

## **6. PAYMENT**

- 6.1 Payment for the contracted service will be within 30 – 45 days upon receipt of invoice and the using agency's approval.

Payment tied to specific milestones or deliverables.

Invoices are to be submitted upon completion of contract milestones; using agency approval will be upon satisfactory completion as determined by the agency's contract monitor.

Vendors may propose an alternative payment option; alternative payment options must be listed on Attachment A of the RFP. Alternative payment options will be considered if deemed in the best interest of the State, project or service solicited herein. The State does not issue payment prior to receipt of goods or services.

- 6.2 The State presently has a Procurement Card Program that participating state agencies may use to pay for some of their purchases. The Program is issued through a major financial institution and is treated like any other major credit card. Using agencies may desire to use the card as a method of payment. No additional charges or fees shall be imposed for using the card. Please indicate in your proposal response if you will accept the Procurement Card as a form of payment.

## **7. SUBMITTAL INSTRUCTIONS**

- 7.1 In lieu of a pre-proposal conference, the Nevada Division of State Lands will accept questions and/or comments in writing, received either by mail, facsimile or e-mail regarding this RFP as follows:

Questions must reference the identifying RFP number and be addressed to the State of Nevada, Division of State Lands, 901 South Stewart Street, Suite 5003, Carson City, NV 89701, Attn: Skip Canfield, faxed to 775-684-2721 or e-mailed to [scanfield@lands.nv.gov](mailto:scanfield@lands.nv.gov). The deadline for submitting questions is April 16, 2010 at



5p.m., Pacific Standard Time. All questions and/or comments will be addressed in writing and responses mailed, faxed or e-mailed to prospective vendors on or about April 23, 2010. Please provide company name, address, phone number, fax number, e-mail address and contact person when submitting questions.

7.2 RFP Timeline

<i><b>TASK</b></i>	<i><b>DATE/TIME</b></i>
Deadline for submitting questions	April 16, 2010 5pm PST
Answers to all questions submitted available on or about	April 23, 2010
<b><u>Deadline for submission and opening of proposals</u></b>	<b><u>May 7, 2010</u></b>
Evaluation period	May7–May 27
Selection of vendor on or about	June 1, 2010

***NOTE: These dates represent a tentative schedule of events. The State reserves the right to modify these dates at any time, with appropriate notice to prospective vendors.***

7.3 Vendors shall submit one (1) original proposal marked “MASTER” and fifteen (15) identical copies to:

State of Nevada, Nevada Division of State Lands

Proposals shall be clearly labeled in a sealed envelope or box as follows:

REQUEST FOR PROPOSAL NO.: NDSL 2010-01

**PROPOSAL OPENING DATE: May 7, 2010**

FOR: FLOYD EDSALL TRAINING CENTER JOINT LAND USE STUDY

7.4 **Proposals must be received at the above-referenced address no later than 5pm Pacific Standard Time, May 7, 2010.** Proposals that do not arrive by proposal opening time and date WILL NOT BE ACCEPTED. Vendors may submit their proposal any time prior to the above stated deadline.

7.5 The State will not be held responsible for proposal envelopes mishandled as a result of the envelope not being properly prepared. Facsimile, e-mail or telephone proposals will **NOT** be considered; however, at the State’s discretion, proposal may submitted all or in part on electronic media, as requested within the RFP document. Proposals may be





- modified by facsimile, e-mail or written notice provided such notice is received prior to the opening of the proposals.
- 7.6 Although it is a public opening, only the names of the vendors submitting proposals will be announced NRS §333.335(6). Technical and cost details about proposals submitted will not be disclosed. Assistance for handicapped, blind or hearing-impaired persons who wish to attend the RFP opening is available. If special arrangements are necessary, please notify the Nevada Division of State Lands designee as soon as possible and at least two days in advance of the opening.
- 7.7 If discrepancies are found between two or more copies of the proposal, the master copy will provide the basis for resolving such discrepancies. If one copy of the proposal is not clearly marked "MASTER," the State may reject the proposal. However, the State may at its sole option, select one copy to be used as the master.
- 7.8 For ease of evaluation, the proposal should be presented in a format that corresponds to and references sections outlined within this RFP and should be presented in the same order. Responses to each section and subsection should be labeled so as to indicate which item is being addressed. Exceptions to this will be considered during the evaluation process.
- 7.9 If complete responses cannot be provided without referencing supporting documentation, such documentation must be provided with the proposal and specific references made to the tab, page, section and/or paragraph where the supplemental information can be found.
- 7.10 Proposals are to be prepared in such a way as to provide a straightforward, concise delineation of capabilities to satisfy the requirements of this RFP. Expensive bindings, colored displays, promotional materials, etc., are not necessary or desired. Emphasis should be concentrated on conformance to the RFP instructions, responsiveness to the RFP requirements, and on completeness and clarity of content.
- 7.11 Descriptions on how any and all equipment and/or services will be used to meet the requirements of this RFP shall be given, in detail, along with any additional information documents that are appropriately marked.
- 7.12 The proposal must be signed by the individual(s) legally authorized to bind the vendor NRS §333.337.
- 7.13 For ease of responding to the RFP, vendors are encouraged, but not required, to request an electronic copy of the RFP. Electronic copies are available in Microsoft Word via e-mail or on the Nevada Division of State Lands website in PDF format at [www.lands.nv.gov](http://www.lands.nv.gov). When requesting an RFP via e-mail, vendors should contact the Nevada Division of State Lands at 775-684-2723 for assistance. In the event vendors choose to receive the RFP on diskette, the vendor will be responsible for providing a



- blank 3.5" formatted diskette; unless vendors provide a Federal Express, Airborne Express, etc. account number and appropriate return materials, the diskette will be returned by first class U.S. mail.
- 7.14 Vendors utilizing an electronic copy of the RFP in order to prepare their proposals should place their written response in ***an easily distinguishable font*** immediately following the applicable question.
- 7.15 ***For purposes of addressing questions concerning this RFP, the sole contact will be the Nevada Division of State Lands. Upon issuance of this RFP, other employees and representatives of the agencies identified in the RFP will not answer questions or otherwise discuss the contents of this RFP with any prospective vendors or their representatives. Failure to observe this restriction may result in disqualification of any subsequent proposal NAC §333.155(3).*** This restriction does not preclude discussions between affected parties for the purpose of conducting business unrelated to this procurement.
- 7.16 Vendor who believes proposal requirements or specifications are unnecessarily restrictive or limit competition may submit a request for administrative review, in writing, to the Nevada Division of State Lands. To be considered, a request for review must be **received** no later than the deadline for submission of questions.
- The Nevada Division of State Lands shall promptly respond in writing to each written review request, and where appropriate, issue all revisions, substitutions or clarifications through a written amendment to the RFP.
- Administrative review of technical or contractual requirements shall include the reason for the request, supported by factual information, and any proposed changes to the requirements.
- 7.17 If a vendor changes any material RFP language, vendor's response may be deemed non-responsive. NRS §333.311.
- 7.18 Vendors are cautioned that some services may contain licensing requirement(s). Vendors shall be proactive in verification of these requirements prior to proposal submittal. Proposals, which do not contain the requisite licensure, may be deemed non-responsive. However, this does not negate any applicable Nevada Revised Statute (NRS) requirements.
- 7.19 Proposals shall be submitted in two (2) distinct parts - the **narrative/technical proposal** and the **cost proposal**. THE NARRATIVE/TECHNICAL PROPOSAL **MUST NOT** INCLUDE COST AND PRICING INFORMATION. While Technical and Cost proposals may be shipped together (i.e., in the same box/envelope), each proposal,



inclusive of the master  
be bound or packaged separately.

and requisite number of copies, must

## **8. PROPOSAL EVALUATION AND AWARD PROCESS**

8.1 Proposals shall be consistently evaluated and scored in accordance with NRS §333.335(3) based upon the following criteria listed in descending order of precedence:

- Demonstrated competence;
- Experience in performance of comparable engagements;
- Reasonableness of cost;
- Expertise and availability of key personnel;
- Conformance with the terms of this RFP.

Note: Financial stability will be scored on a pass/fail basis.

**Proposals shall be kept confidential until a contract is awarded.**

8.2 The evaluation committee may also contact the references provided in response to the Section identified as Company Background and References; contact any vendor to clarify any response; contact any current users of a vendor's services; solicit information from any available source concerning any aspect of a proposal; and seek and review any other information deemed pertinent to the evaluation process. The evaluation committee shall not be obligated to accept the lowest priced proposal, but shall make an award in the best interests of the State of Nevada NRS § 333.335(5)

8.3 Each vendor must include in its proposal a complete disclosure of any alleged significant prior or ongoing contract failures, contract breaches, any civil or criminal litigation or investigations pending which involves the vendor or in which the vendor has been judged guilty or liable. Failure to comply with the terms of this provision may disqualify any proposal. The State reserves the right to reject any proposal based upon the vendor's prior history with the State or with any other party, which documents, without limitation, unsatisfactory performance, adversarial or contentious demeanor, significant failure(s) to meet contract milestones or other contractual failures. See generally, NRS §333.335.

8.4 Clarification discussions may, at the State's sole option, be conducted with vendors who submit proposals determined to be acceptable and competitive NAC §333.165. Vendors shall be accorded fair and equal treatment with respect to any opportunity for discussion and/or written revisions of proposals. Such revisions may be permitted after submissions and prior to award for the purpose of obtaining best and final offers. In conducting discussions, there shall be no disclosure of any information derived from proposals submitted by competing vendors.



- 8.5 A Notification of Intent to Award shall be issued in accordance with NAC §333.170. Any award is contingent upon the successful negotiation of final contract terms and upon approval of the Board of Examiners, when required. Negotiations shall be confidential and not subject to disclosure to competing vendors unless and until an agreement is reached. If contract negotiations cannot be concluded successfully, the State upon written notice to all vendors may negotiate a contract with the next highest scoring vendor or withdraw the RFP.
- 8.6 Any contract resulting from this RFP shall not be effective unless and until approved by the Nevada State Board of Examiners (NRS 284.173).

## **9. TERMS, CONDITIONS AND EXCEPTIONS**

- 9.1 Performance of vendors will be rated semi-annually following contract award and then annually for the term of the contract by the using State agency in six categories: customer service; timeliness; quality; technology; flexibility; and pricing. Vendors will be notified in writing of their rating.
- 9.2 In accordance with Nevada Revised Statute 333.336, if a vendor submitting a proposal in response to this solicitation is a resident of another state, and with respect to contracts awarded by that state, applies to vendors who are residents of that state a preference, which is not afforded to vendors or contractors who are residents of the State of Nevada, the State of Nevada, Division of State Lands shall, insofar as is practicable, increase the out of state vendor's proposal by an amount that is substantially equivalent to the preference that the other state of which the vendor is a resident denies to vendors or contractors who are residents of the State of Nevada.
- 9.3 This procurement is being conducted in accordance with NRS chapter 333 and NAC chapter 333.
- 9.4 The State reserves the right to alter, amend, or modify any provisions of this RFP, or to withdraw this RFP, at any time prior to the award of a contract pursuant hereto, if it is in the best interest of the State to do so.
- 9.5 The State reserves the right to waive informalities and minor irregularities in proposals received.
- 9.6 The State reserves the right to reject any or all proposals received prior to contract award (NRS §333.350).
- 9.7 The State shall not be obligated to accept the lowest priced proposal, but will make an award in the best interests of the State of Nevada after all factors have been evaluated (NRS §333.335).



- 9.8 Any irregularities or lack of clarity in the RFP should be brought to the Nevada Division of State Lands designee's attention as soon as possible so that corrective addenda may be furnished to prospective vendors.
- 9.9 Proposals must include any and all proposed terms and conditions, including, without limitation, written warranties, maintenance/service agreements, license agreements, lease purchase agreements and the vendor's standard contract language. The omission of these documents renders a proposal non-responsive.
- 9.10 Alterations, modifications or variations to a proposal may not be considered unless authorized by the RFP or by addendum or amendment.
- 9.11 Proposals which appear unrealistic in the terms of technical commitments, lack of technical competence, or are indicative of failure to comprehend the complexity and risk of this contract, may be rejected.
- 9.12 Proposals from employees of the State of Nevada will be considered in as much as they do not conflict with the State Administrative Manual, NRS Chapter §281 and NRS Chapter §284.
- 9.13 Proposals may be withdrawn by written or facsimile notice received prior to the proposal opening time. Withdrawals received after the proposal opening time will not be considered except as authorized by NRS §333.350(3).
- 9.14 The price and amount of this proposal must have been arrived at independently and without consultation, communication, agreement or disclosure with or to any other contractor, vendor or prospective vendor. Collaboration among competing vendors about potential proposals submitted pursuant to this RFP is prohibited and may disqualify the vendor.
- 9.15 No attempt may be made at any time to induce any firm or person to refrain from submitting a proposal or to submit any intentionally high or noncompetitive proposal. All proposals must be made in good faith and without collusion.
- 9.16 Prices offered by vendors in their proposals are an irrevocable offer for the term of the contract and any contract extensions. The awarded vendor agrees to provide the purchased services at the costs, rates and fees as set forth in their proposal in response to this RFP. No other costs, rates or fees shall be payable to the awarded vendor for implementation of their proposal.
- 9.17 The State is not liable for any costs incurred by vendors prior to entering into a formal contract. Costs of developing the proposals or any other such expenses incurred by the vendor in responding to the RFP, are entirely the responsibility of the vendor, and shall not be reimbursed in any manner by the State.



- 9.18 All proposals submitted become the property of the State and will be returned only at the State's option and at the vendor's request and expense. The master copy of each proposal shall be retained for official files and will become public record after the award of a contract. Only specific parts of the proposal may be labeled a "trade secret", provided that the vendor agrees to defend and indemnify the State for honoring such a designation (NRS §333.333). The failure to so label any information that is released by the State shall constitute a complete waiver of any and all claims for damages caused by any release of the information.
- 9.19 A proposal submitted in response to this RFP must identify any subcontractors, and outline the contractual relationship between the awarded vendor and each subcontractor. An official of each proposed subcontractor must sign, and include as part of the proposal submitted in response to this RFP, a statement to the effect that the subcontractor has read and will agree to abide by the awarded vendor's obligations.
- 9.20 The awarded vendor will be the sole point of contract responsibility. The State will look solely to the awarded vendor for the performance of all contractual obligations which may result from an award based on this RFP, and the awarded vendor shall not be relieved for the non-performance of any or all subcontractors.
- 9.21 The awarded vendor must maintain, for the duration of its contract, insurance coverages as set forth in the Insurance Schedule of the contract form appended to this RFP. Work on the contract shall not begin until after the awarded vendor has submitted acceptable evidence of the required insurance coverages. Failure to maintain any required insurance coverage or acceptable alternative method of insurance will be deemed a breach of contract.

Notwithstanding any other requirement of this section, the State reserves the right to consider reasonable alternative methods of insuring the contract in lieu of the insurance policies required by the above-stated Insurance Schedule. It will be the awarded vendor's responsibility to recommend to the State alternative methods of insuring the contract. Any alternatives proposed by a vendor should be accompanied by a detailed explanation regarding the vendor's inability to obtain insurance coverage as described above. The State shall be the sole and final judge as to the adequacy of any substitute form of insurance coverage.

- 9.22 Each vendor must disclose any existing or potential conflict of interest relative to the performance of the contractual services resulting from this RFP. Any such relationship that might be perceived or represented as a conflict should be disclosed. By submitting a proposal in response to this RFP, vendors affirm that they have not given, nor intend to give at any time hereafter, any economic opportunity, future employment, gift, loan, gratuity, special discount, trip, favor, or service to a public servant or any employee or representative of same, in connection with this procurement. Any attempt to intentionally



or unintentionally conceal or obfuscate a conflict of interest will automatically result in the disqualification of a vendor's proposal. An award will not be made where a conflict of interest exists. The State will determine whether a conflict of interest exists and whether it may reflect negatively on the State's selection of a vendor. The State reserves the right to disqualify any vendor on the grounds of actual or apparent conflict of interest.

- 9.23 The State will not be liable for Federal, State, or Local excise taxes.
- 9.24 Execution of Attachment A of this RFP shall constitute an agreement to all terms and conditions specified in the RFP, including, without limitation, the Attachment B contract form and all terms and conditions therein, except such terms and conditions that the vendor expressly excludes. Exceptions will be taken into consideration as part of the evaluation process.
- 9.25 The State reserves the right to negotiate final contract terms with any vendor selected NAC §333.170. The contract between the parties will consist of the RFP together with any modifications thereto, and the awarded vendor's proposal, together with any modifications and clarifications thereto that are submitted at the request of the State during the evaluation and negotiation process. In the event of any conflict or contradiction between or among these documents, the documents shall control in the following order of precedence: the final executed contract, the RFP, any modifications and clarifications to the awarded vendor's proposal, and the awarded vendor's proposal. Specific exceptions to this general rule may be noted in the final executed contract.
- 9.26 Vendor understands and acknowledges that the representations above are material and important, and will be relied on by the State in evaluation of the proposal. Any vendor misrepresentation shall be treated as fraudulent concealment from the State of the true facts relating to the proposal.
- 9.27 No announcement concerning the award of a contract as a result of this RFP can be made without the prior written approval of the State.
- 9.28 The Nevada Attorney General will not render any type of legal opinion regarding this transaction.
- 9.29 Any unsuccessful vendor may file an appeal in strict compliance with NRS 333.370 and chapter 333 of the Nevada Administrative Code.
- 9.30 Local governments (as defined in NRS §332.015) are intended third party beneficiaries of any contract resulting from this RFP and any local government may join or use any contract resulting from this RFP subject to all terms and conditions thereof pursuant to NRS §332.195. The State is not liable for the obligations of any local government which joins or uses any contract resulting from this RFP.



- 9.31 Any person who requests or receives a Federal contract, grant, loan or cooperative agreement shall file with the using agency a certification that the person making the declaration has not made, and will not make, any payment prohibited by subsection (a) of 31 U.S.C. §1352.





## 10. SUBMISSION CHECKLIST

This checklist is provided for vendor's convenience only and identifies documents that must be submitted with each package in order to be considered responsive. Any proposals received without these requisite documents may be deemed non-responsive and not considered for contract award.

<b>Documents to be submitted with proposal:</b>	<b>Completed</b>
1. Requested number of copies of technical proposals packaged separately	_____
2. Requested number of copies of cost proposals packaged separately	_____
3. Page 1 of the RFP completed and signed	_____
4. Primary Vendor Attachment A signed with confidentiality and exceptions noted	_____
5. Subcontractor Attachment A signed with confidentiality and exceptions noted	_____
6. Primary Vendor Information provided	_____
7. Subcontractor Information provided (if applicable)	_____
8. Reference forms sent out for Primary Vendor	_____
9. Reference forms sent out for Subcontractors (if applicable)	_____
10. Verification of licensure for Primary Vendor (if applicable)	_____
11. Verification of licensure for Subcontractors (if applicable)	_____
12. Certificate of Insurance	_____
13. <u>(other)</u>	_____

Primary Vendor's Company Name: \_\_\_\_\_



**Attachment A**  
**CERTIFICATION OF INDEMNIFICATION AND COMPLIANCE**  
**WITH**  
**TERMS AND CONDITIONS OF RFP**  
**PRIMARY VENDOR**

Submitted proposals are confidential until the contract is awarded; following contract award, in accordance with NRS §333.333, only specific parts of the proposal may be labeled a “trade secret” as defined in NRS §600A.030(5). In the event a governing board acts as the final authority, there may be public discussion regarding the submitted proposals that will be in an open meeting format, the proposals will remain confidential.

This proposal contains proprietary information Yes \_\_\_\_\_ No \_\_\_\_\_

By signing below, I understand it is my responsibility as the vendor to act in protection of the labeled information and agree to defend and indemnify the State for honoring such designation. I duly realize failure to so act will constitute a complete waiver and all submitted information will become public information; additionally, failure to label any information that is released by the State shall constitute a complete waiver of any and all claims for damages caused by the release of the information.

I have read, understand and agree to comply with the terms and conditions specified in this Request for Proposal. Checking “YES” indicates acceptance, while checking “NO” denotes non-acceptance and should be detailed below. Any exceptions **MUST** be documented.

YES \_\_\_\_\_ NO \_\_\_\_\_ SIGNATURE \_\_\_\_\_  
Primary Vendor



EXCEPTIONS: Attach additional sheets if necessary. Please use this format.

**EXCEPTION SUMMARY FORM**

<b>RFP SECTION NUMBER</b>	<b>RFP PAGE NUMBER</b>	<b>PROPRIETARY INFORMATION AND/OR EXCEPTION (PROVIDE A DETAILED EXPLANATION)</b>



## **CERTIFICATION OF COMPLIANCE WITH TERMS AND CONDITIONS OF RFP SUBCONTRACTOR**

Submitted proposals are confidential until the contract is awarded; following contract award, in accordance with NRS §333.333, only specific parts of the proposal may be labeled a “trade secret” as defined in NRS §600A.030(5). In the event a governing board acts as the final authority, there may be public discussion regarding the submitted proposals that will be in an open meeting format, the proposals will remain confidential.

This proposal contains proprietary information Yes \_\_\_\_\_ No \_\_\_\_\_

By signing below, I understand it is my responsibility as the vendor to act in protection of the labeled information and agree to defend and indemnify the State for honoring such designation. I duly realize failure to so act will constitute a complete waiver and all submitted information will become public information; additionally, failure to label any information that is released by the State shall constitute a complete waiver of any and all claims for damages caused by the release of the information.

I have read, understand and agree to comply with the terms and conditions specified in this Request for Proposal. Checking “YES” indicates acceptance, while checking “NO” denotes non-acceptance and should be detailed below. Any exceptions **MUST** be documented.

YES \_\_\_\_\_ NO \_\_\_\_\_ SIGNATURE \_\_\_\_\_  
Subcontractor



EXCEPTIONS: Attach additional sheets if necessary. Please use this format.

**EXCEPTION SUMMARY FORM**

<b>RFP SECTION NUMBER</b>	<b>RFP NUMBER</b>	<b>PAGE</b>	<b>PROPRIETARY INFORMATION AND/OR EXCEPTION ( PROVIDE A DETAILED EXPLANATION)</b>



## Attachment B

### CONTRACT FORM

The following State Contract Form is provided as a courtesy to vendors interested in responding to this RFP. Please review the terms and conditions in this form, as this is the standard contract used by the State for all services of independent contractors. **Please pay particular attention to the insurance requirements, as specified in Attachment BB and paragraph 16.**

As with all other requirements of this RFP, vendors may take exception to any of the terms in the Contract Form, including the required insurance limits. Exceptions will be considered during the evaluation process. It is not necessary for vendors to complete the Contract Form with their proposal responses.



## CONTRACT FOR SERVICES OF INDEPENDENT CONTRACTOR

A Contract Between the State of Nevada  
Acting By and Through Its  
Department of Conservation and Natural Resources, Division of State Lands  
901 South Stewart Street, Suite 5003  
Carson City, NV 89701  
and

(NAME, CONTACT PERSON, ADDRESS, PHONE, FACSIMILE NUMBER OF INDEPENDENT CONTRACTOR)

WHEREAS, NRS 284.173 authorizes elective officers, heads of departments, boards, commissions or institutions to engage, subject to the approval of the Board of Examiners, services of persons as independent contractors; and

WHEREAS, it is deemed that the service of Contractor is both necessary and in the best interests of the State of Nevada;

NOW, THEREFORE, in consideration of the aforesaid premises, the parties mutually agree as follows:

1. REQUIRED APPROVAL. This Contract shall not become effective until and unless approved by the Nevada State Board of Examiners.

2. DEFINITIONS. "State" means the State of Nevada and any state agency identified herein, its officers, employees and immune contractors as defined in NRS 41.0307. "Independent Contractor" means a person or entity that performs services and/or provides goods for the State under the terms and conditions set forth in this Contract. "Fiscal Year" is defined as the period beginning July 1 and ending June 30 of the following year.

3. CONTRACT TERM. This Contract shall be effective from \_\_\_\_\_ subject to Board of Examiners' approval (anticipated to be \_\_\_\_\_) to \_\_\_\_\_, unless sooner terminated by either party as specified in paragraph ten (10).

4. NOTICE. Unless otherwise specified, termination shall not be effective until \_\_\_\_ calendar days after a party has served written notice of default, or without cause upon the other party. All notices or other communications required or permitted to be given under this Contract shall be in writing and shall be deemed to have been duly given if delivered personally in hand, by telephonic facsimile with simultaneous regular mail, or mailed certified mail, return receipt requested, postage prepaid on the date posted, and addressed to the other party at the address specified above.

5. INCORPORATED DOCUMENTS. The parties agree that the scope of work shall be specifically described. This Contract incorporates the following attachments in descending order of constructive precedence:

ATTACHMENT AA: STATE SOLICITATION OR RFP # \_\_\_\_\_ and AMENDMENT(S) # \_\_\_\_;  
ATTACHMENT BB: INSURANCE SCHEDULE; AND  
ATTACHMENT CC: CONTRACTOR'S RESPONSE

A Contractor's Attachment shall not contradict or supersede any State specifications, terms or conditions without written evidence of mutual assent to such change appearing in this Contract:

6. CONSIDERATION. The parties agree that Contractor will provide the services specified in paragraph five (5) at a cost of \$ \_\_\_\_\_ per \_\_\_\_\_ (state the exact cost or hourly, daily, or weekly rate exclusive of travel or per diem expenses) with the total Contract or installments payable: \_\_\_\_\_, not to exceed \$ \_\_\_\_\_. The State does not agree to reimburse Contractor for expenses unless otherwise specified in the incorporated attachments. Any intervening end to a biennial



appropriation period shall be deemed an automatic renewal (not changing the overall Contract term) or a termination as the results of legislative appropriation may require.

7. ASSENT. The parties agree that the terms and conditions listed on incorporated attachments of this Contract are also specifically a part of this Contract and are limited only by their respective order of precedence and any limitations specified.

8. TIMELINESS OF BILLING SUBMISSION. The parties agree that timeliness of billing is of the essence to the contract and recognize that the State is on a fiscal year. All billings for dates of service prior to July 1 must be submitted to the State no later than the first Friday in August of the same year. A billing submitted after the first Friday in August, which forces the State to process the billing as a stale claim pursuant to NRS 353.097, will subject the Contractor to an administrative fee not to exceed one hundred dollars (\$100.00). The parties hereby agree this is a reasonable estimate of the additional costs to the State of processing the billing as a stale claim and that this amount will be deducted from the stale claim payment due to the Contractor.

9. INSPECTION & AUDIT.

- a. Books and Records. Contractor agrees to keep and maintain under generally accepted accounting principles (GAAP) full, true and complete records, contracts, books, and documents as are necessary to fully disclose to the State or United States Government, or their authorized representatives, upon audits or reviews, sufficient information to determine compliance with all state and federal regulations and statutes.
- b. Inspection & Audit. Contractor agrees that the relevant books, records (written, electronic, computer related or otherwise), including, without limitation, relevant accounting procedures and practices of Contractor or its subcontractors, financial statements and supporting documentation, and documentation related to the work product shall be subject, at any reasonable time, to inspection, examination, review, audit, and copying at any office or location of Contractor where such records may be found, with or without notice by the State Auditor, the relevant state agency or its contracted examiners, the Department of Administration, Budget Division, the Nevada State Attorney General's Office or its Fraud Control Units, the State Legislative Auditor, and with regard to any federal funding, the relevant federal agency, the Comptroller General, the General Accounting Office, the Office of the Inspector General, or any of their authorized representatives. All subcontracts shall reflect requirements of this paragraph.
- c. Period of Retention. All books, records, reports, and statements relevant to this Contract must be retained a minimum three (3) years, and for five (5) years if any federal funds are used pursuant to the Contract. The retention period runs from the date of payment for the relevant goods or services by the State, or from the date of termination of the Contract, whichever is later. Retention time shall be extended when an audit is scheduled or in progress for a period reasonably necessary to complete an audit and/or to complete any administrative and judicial litigation which may ensue.

10. CONTRACT TERMINATION.

- a. Termination Without Cause. Any discretionary or vested right of renewal notwithstanding, this Contract may be terminated upon written notice by mutual consent of both parties, or unilaterally by either party without cause.
- b. State Termination for Non-appropriation. The continuation of this Contract beyond the current biennium is subject to and contingent upon sufficient funds being appropriated, budgeted, and otherwise made available by the State Legislature and/or federal sources. The State may terminate this Contract, and Contractor waives any and all claim(s) for damages, effective immediately upon receipt of written notice (or any date specified therein) if for any reason the Contracting Agency's funding from State and/or federal sources is not appropriated or is withdrawn, limited, or impaired.
- c. Cause Termination for Default or Breach. A default or breach may be declared with or without termination. This Contract may be terminated by either party upon written notice of default or breach to the other party as follows:
  - i. If Contractor fails to provide or satisfactorily perform any of the conditions, work, deliverables, goods, or services called for by this Contract within the time requirements specified in this Contract or within any granted extension of those time requirements; or
  - ii. If any state, county, city or federal license, authorization, waiver, permit, qualification or certification required by statute, ordinance, law, or regulation to be held by Contractor to provide the goods or services required by this Contract is for any reason denied, revoked, debarred, excluded, terminated, suspended, lapsed, or not renewed; or
  - iii. If Contractor becomes insolvent, subject to receivership, or becomes voluntarily or involuntarily subject to the jurisdiction of the bankruptcy court; or





- iv. If the State materially breaches any such breach impairs Contractor's ability to perform; or
- v. If it is found by the State that any quid pro quo or gratuities in the form of money, services, entertainment, gifts, or otherwise were offered or given by Contractor, or any agent or representative of Contractor, to any officer or employee of the State of Nevada with a view toward securing a contract or securing favorable treatment with respect to awarding, extending, amending, or making any determination with respect to the performing of such contract; or
- vi. If it is found by the State that Contractor has failed to disclose any material conflict of interest relative to the performance of this Contract.

material duty under this Contract and any

d. Time to Correct. Termination upon a declared default or breach may be exercised only after service of formal written notice as specified in paragraph four (4), and the subsequent failure of the defaulting party within fifteen (15) calendar days of receipt of that notice to provide evidence, satisfactory to the aggrieved party, showing that the declared default or breach has been corrected.

e. Winding Up Affairs Upon Termination. In the event of termination of this Contract for any reason, the parties agree that the provisions of this paragraph survive termination:

- i. The parties shall account for and properly present to each other all claims for fees and expenses and pay those which are undisputed and otherwise not subject to set off under this Contract. Neither party may withhold performance of winding up provisions solely based on nonpayment of fees or expenses accrued up to the time of termination;
- ii. Contractor shall satisfactorily complete work in progress at the agreed rate (or a pro rata basis if necessary) if so requested by the Contracting Agency;
- iii. Contractor shall execute any documents and take any actions necessary to effectuate an assignment of this Contract if so requested by the Contracting Agency;
- iv. Contractor shall preserve, protect and promptly deliver into State possession all proprietary information in accordance with paragraph twenty-one (21).

11. REMEDIES. Except as otherwise provided for by law or this Contract, the rights and remedies of the parties shall not be exclusive and are in addition to any other rights and remedies provided by law or equity, including, without limitation, actual damages, and to a prevailing party reasonable attorneys' fees and costs. It is specifically agreed that reasonable attorneys' fees shall include without limitation one hundred and twenty-five dollars (\$125.00) per hour for State-employed attorneys. The State may set off consideration against any unpaid obligation of Contractor to any State agency in accordance with NRS 353C.190.

12. LIMITED LIABILITY. The State will not waive and intends to assert available NRS chapter 41 liability limitations in all cases. Contract liability of both parties shall not be subject to punitive damages. Liquidated damages shall not apply unless otherwise specified in the incorporated attachments. Damages for any State breach shall never exceed the amount of funds appropriated for payment under this Contract, but not yet paid to Contractor, for the fiscal year budget in existence at the time of the breach. Damages for any Contractor breach shall not exceed one hundred and fifty percent (150%) of the contract maximum "not to exceed" value. Contractor's tort liability shall not be limited.

13. FORCE MAJEURE. Neither party shall be deemed to be in violation of this Contract if it is prevented from performing any of its obligations hereunder due to strikes, failure of public transportation, civil or military authority, act of public enemy, accidents, fires, explosions, or acts of God, including without limitation, earthquakes, floods, winds, or storms. In such an event the intervening cause must not be through the fault of the party asserting such an excuse, and the excused party is obligated to promptly perform in accordance with the terms of the Contract after the intervening cause ceases.

14. INDEMNIFICATION. To the fullest extent permitted by law Contractor shall indemnify, hold harmless and defend, not excluding the State's right to participate, the State from and against all liability, claims, actions, damages, losses, and expenses, including, without limitation, reasonable attorneys' fees and costs, arising out of any alleged negligent or willful acts or omissions of Contractor, its officers, employees and agents.

15. INDEPENDENT CONTRACTOR. Contractor is associated with the State only for the purposes and to the extent specified in this Contract, and in respect to performance of the contracted services pursuant to this Contract, Contractor is and shall be an independent contractor and, subject only to the terms of this Contract, shall have the sole right to supervise, manage, operate,



control, and direct performance of the details incident to its duties under this Contract. Nothing contained in this Contract shall be deemed or construed to create a partnership or joint venture, to create relationships of an employer-employee or principal-agent, or to otherwise create any liability for the State whatsoever with respect to the indebtedness, liabilities, and obligations of Contractor or any other party. Contractor shall be solely responsible for, and the State shall have no obligation with respect to: (1) withholding of income taxes, FICA or any other taxes or fees; (2) industrial insurance coverage; (3) participation in any group insurance plans available to employees of the State; (4) participation or contributions by either Contractor or the State to the Public Employees Retirement System; (5) accumulation of vacation leave or sick leave; or (6) unemployment compensation coverage provided by the State. Contractor shall indemnify and hold State harmless from, and defend State against, any and all losses, damages, claims, costs, penalties, liabilities, and expenses arising or incurred because of, incident to, or otherwise with respect to any such taxes or fees. Neither Contractor nor its employees, agents, nor representatives shall be considered employees, agents, or representatives of the State. The State and Contractor shall evaluate the nature of services and the term of the Contract negotiated in order to determine "independent contractor" status, and shall monitor the work relationship throughout the term of the Contract to ensure that the independent contractor relationship remains as such. To assist in determining the appropriate status (employee or independent contractor), Contractor represents as follows:

		<u>Contractor's Initials</u>	
		YES	NO
1.	Does the Contracting Agency have the right to require control of when, where and how the independent contractor is to work?	_____	_____
2.	Will the Contracting Agency be providing training to the independent contractor?	_____	_____
3.	Will the Contracting Agency be furnishing the independent contractor with worker's space, equipment, tools, supplies or travel expenses?	_____	_____
4.	Are any of the workers who assist the independent contractor in performance of his/her duties employees of the State of Nevada?	_____	_____
5.	Does the arrangement with the independent contractor contemplate continuing or recurring work (even if the services are seasonal, part-time, or of short duration)?	_____	_____
6.	Will the State of Nevada incur an employment liability if the independent contractor is terminated for failure to perform?	_____	_____
7.	Is the independent contractor restricted from offering his/her services to the general public while engaged in this work relationship with the State?	_____	_____

16. INSURANCE SCHEDULE. Unless expressly waived in writing by the State, Contractor, as an independent contractor and not an employee of the State, must carry policies of insurance and pay all taxes and fees incident hereunto. Policies shall meet the terms and conditions as specified within this Contract along with the additional limits and provisions as described in Attachment BB, incorporated hereto by attachment. The State shall have no liability except as specifically provided in the Contract.

The Contractor shall not commence work before:

- 1) Contractor has provided the required evidence of insurance to the Contracting Agency of the State, and
- 2) The State has approved the insurance policies provided by the Contractor.

Prior approval of the insurance policies by the State shall be a condition precedent to any payment of consideration under this Contract and the State's approval of any changes to insurance coverage during the course of performance shall constitute an ongoing condition subsequent this Contract. Any failure of the State to timely approve shall not constitute a waiver of the condition.

**Insurance Coverage:** The Contractor shall, at the Contractor's sole expense, procure, maintain and keep in force for the duration of the Contract insurance conforming to the minimum limits as specified in Attachment BB, incorporated hereto by



attachment. Unless specifically stated herein or otherwise agreed to by the State, the required insurance shall be in effect prior to the commencement of work by the Contractor and shall continue in force as appropriate until:

1. Final acceptance by the State of the completion of this Contract; or
  2. Such time as the insurance is no longer required by the State under the terms of this Contract;
- Whichever occurs later.

Any insurance or self-insurance available to the State shall be in excess of, and non-contributing with, any insurance required from Contractor. Contractor's insurance policies shall apply on a primary basis. Until such time as the insurance is no longer required by the State, Contractor shall provide the State with renewal or replacement evidence of insurance no less than thirty (30) days before the expiration or replacement of the required insurance. If at any time during the period when insurance is required by the Contract, an insurer or surety shall fail to comply with the requirements of this Contract, as soon as Contractor has knowledge of any such failure, Contractor shall immediately notify the State and immediately replace such insurance or bond with an insurer meeting the requirements.

#### **General Requirements:**

- a. **Additional Insured:** By endorsement to the general liability insurance policy evidenced by Contractor, the State of Nevada, its officers, employees and immune contractors as defined in NRS 41.0307 shall be named as additional insureds for all liability arising from the Contract.
- b. **Waiver of Subrogation:** Each insurance policy shall provide for a waiver of subrogation against the State of Nevada, its officers, employees and immune contractors as defined in NRS 41.0307 for losses arising from work/materials/equipment performed or provided by or on behalf of the Contractor.
- c. **Cross-Liability:** All required liability policies shall provide cross-liability coverage as would be achieved under the standard ISO separation of insureds clause.
- d. **Deductibles and Self-Insured Retentions:** Insurance maintained by Contractor shall apply on a first dollar basis without application of a deductible or self-insured retention unless otherwise specifically agreed to by the State. Such approval shall not relieve Contractor from the obligation to pay any deductible or self-insured retention. Any deductible or self-insured retention shall not exceed fifty thousand dollars (\$50,000.00) per occurrence, unless otherwise approved by the Risk Management Division.
- e. **Policy Cancellation:** Except for ten (10) days notice for non-payment of premium, each insurance policy shall be endorsed to state that without thirty (30) days prior written notice to the State of Nevada, c/o Contracting Agency, the policy shall not be canceled, non-renewed or coverage and /or limits reduced or materially altered, and shall provide that notices required by this paragraph shall be sent by certified mailed to the address shown on page one (1) of this contract.
- f. **Approved Insurer:** Each insurance policy shall be:
  - 1) Issued by insurance companies authorized to do business in the State of Nevada or eligible surplus lines insurers acceptable to the State and having agents in Nevada upon whom service of process may be made; and
  - 2) Currently rated by A.M. Best as "A-VII" or better.

#### **Evidence of Insurance:**

Prior to the start of any Work, Contractor must provide the following documents to the contracting State agency:

- 1) **Certificate of Insurance:** The Acord 25 Certificate of Insurance form or a form substantially similar must be submitted to the State to evidence the insurance policies and coverages required of Contractor. The certificate must name the State of Nevada, its officers, employees and immune contractors as defined in NRS 41.0307 as the certificate holder. The certificate should be signed by a person authorized insurer to bind coverage on its behalf. The state project/contract number; description and contract effective dates shall be noted on the certificate, and upon renewal of the policies listed Contractor shall furnish the State with replacement certificates as described within Insurance Coverage, section noted above.

**Mail all required insurance documents to the State Contracting Agency identified on page one of the contract.**



2) Additional Insured Endorsement: An Additional Insured Endorsement (CG 20 10 11 85 or CG 20 26 11 85), signed by an authorized insurance company representative, must be submitted to the State to evidence the endorsement of the State as an additional insured per General Requirements, subsection a above.

3) Schedule of Underlying Insurance Policies: If Umbrella or Excess policy is evidenced to comply with minimum limits, a copy of the Underlyer Schedule from the Umbrella or Excess insurance policy may be required.

Review and Approval: Documents specified above must be submitted for review and approval by the State prior to the commencement of work by Contractor. Neither approval by the State nor failure to disapprove the insurance furnished by Contractor shall relieve Contractor of Contractor's full responsibility to provide the insurance required by this Contract. Compliance with the insurance requirements of this Contract shall not limit the liability of Contractor or its subcontractors, employees or agents to the State or others, and shall be in addition to and not in lieu of any other remedy available to the State under this Contract or otherwise. The State reserves the right to request and review a copy of any required insurance policy or endorsement to assure compliance with these requirements.

17. COMPLIANCE WITH LEGAL OBLIGATIONS. Contractor shall procure and maintain for the duration of this Contract any state, county, city or federal license, authorization, waiver, permit, qualification or certification required by statute, ordinance, law, or regulation to be held by Contractor to provide the goods or services required by this Contract. Contractor will be responsible to pay all taxes, assessments, fees, premiums, permits, and licenses required by law. Real property and personal property taxes are the responsibility of Contractor in accordance with NRS 361.157 and NRS 361.159. Contractor agrees to be responsible for payment of any such government obligations not paid by its subcontractors during performance of this Contract. The State may set-off against consideration due any delinquent government obligation in accordance with NRS 353C.190.

18. WAIVER OF BREACH. Failure to declare a breach or the actual waiver of any particular breach of the Contract or its material or nonmaterial terms by either party shall not operate as a waiver by such party of any of its rights or remedies as to any other breach.

19. SEVERABILITY. If any provision contained in this Contract is held to be unenforceable by a court of law or equity, this Contract shall be construed as if such provision did not exist and the non-enforceability of such provision shall not be held to render any other provision or provisions of this Contract unenforceable.

20. ASSIGNMENT/DELEGATION. To the extent that any assignment of any right under this Contract changes the duty of either party, increases the burden or risk involved, impairs the chances of obtaining the performance of this Contract, attempts to operate as a novation, or includes a waiver or abrogation of any defense to payment by State, such offending portion of the assignment shall be void, and shall be a breach of this Contract. Contractor shall neither assign, transfer nor delegate any rights, obligations nor duties under this Contract without the prior written consent of the State.

21. STATE OWNERSHIP OF PROPRIETARY INFORMATION. Any reports, histories, studies, tests, manuals, instructions, photographs, negatives, blue prints, plans, maps, data, system designs, computer code (which is intended to be consideration under the Contract), or any other documents or drawings, prepared or in the course of preparation by Contractor (or its subcontractors) in performance of its obligations under this Contract shall be the exclusive property of the State and all such materials shall be delivered into State possession by Contractor upon completion, termination, or cancellation of this Contract. Contractor shall not use, willingly allow, or cause to have such materials used for any purpose other than performance of Contractor's obligations under this Contract without the prior written consent of the State. Notwithstanding the foregoing, the State shall have no proprietary interest in any materials licensed for use by the State that are subject to patent, trademark or copyright protection.

22. PUBLIC RECORDS. Pursuant to NRS 239.010, information or documents received from Contractor may be open to public inspection and copying. The State has a legal obligation to disclose such information unless a particular record is made confidential by law or a common law balancing of interests. Contractor may label specific parts of an individual document as a "trade secret" or "confidential" in accordance with NRS 333.333, provided that Contractor thereby agrees to indemnify and



defend the State for honoring such a designation. The failure to so label any document that is released by the State shall constitute a complete waiver of any and all claims for damages caused by any release of the records.

23. CONFIDENTIALITY. Contractor shall keep confidential all information, in whatever form, produced, prepared, observed or received by Contractor to the extent that such information is confidential by law or otherwise required by this Contract.

24. FEDERAL FUNDING. In the event federal funds are used for payment of all or part of this Contract:

- a. Contractor certifies, by signing this Contract, that neither it nor its principals are presently debarred, suspended, proposed for debarment, declared ineligible, or voluntarily excluded from participation in this transaction by any federal department or agency. This certification is made pursuant to the regulations implementing Executive Order 12549, Debarment and Suspension, 28 C.F.R. pt. 67, § 67.510, as published as pt. VII of the May 26, 1988, Federal Register (pp. 19160-19211), and any relevant program-specific regulations. This provision shall be required of every subcontractor receiving any payment in whole or in part from federal funds.
- b. Contractor and its subcontractors shall comply with all terms, conditions, and requirements of the Americans with Disabilities Act of 1990 (P.L. 101-136), 42 U.S.C. 12101, as amended, and regulations adopted thereunder contained in 28 C.F.R. 26.101-36.999, inclusive, and any relevant program-specific regulations.
- c. Contractor and its subcontractors shall comply with the requirements of the Civil Rights Act of 1964, as amended, the Rehabilitation Act of 1973, P.L. 93-112, as amended, and any relevant program-specific regulations, and shall not discriminate against any employee or offeror for employment because of race, national origin, creed, color, sex, religion, age, disability or handicap condition (including AIDS and AIDS-related conditions.)

25. LOBBYING. The parties agree, whether expressly prohibited by federal law, or otherwise, that no funding associated with this contract will be used for any purpose associated with or related to lobbying or influencing or attempting to lobby or influence for any purpose the following:

- a. Any federal, state, county or local agency, legislature, commission, counsel or board;
- b. Any federal, state, county or local legislator, commission member, counsel member, board member, or other elected official; or
- c. Any officer or employee of any federal, state, county or local agency; legislature, commission, counsel or board.

26. WARRANTIES.

- a. General Warranty. Contractor warrants that all services, deliverables, and/or work product under this Contract shall be completed in a workmanlike manner consistent with standards in the trade, profession, or industry; shall conform to or exceed the specifications set forth in the incorporated attachments; and shall be fit for ordinary use, of good quality, with no material defects.
- b. System Compliance. Contractor warrants that any information system application(s) shall not experience abnormally ending and/or invalid and/or incorrect results from the application(s) in the operating and testing of the business of the State. This warranty includes, without limitation, century recognition, calculations that accommodate same century and multi-century formulas and data values and date data interface values that reflect the century.

27. PROPER AUTHORITY. The parties hereto represent and warrant that the person executing this Contract on behalf of each party has full power and authority to enter into this Contract. Contractor acknowledges that as required by statute or regulation this Contract is effective only after approval by the State Board of Examiners and only for the period of time specified in the Contract. Any services performed by Contractor before this Contract is effective or after it ceases to be effective are performed at the sole risk of Contractor.

28. GOVERNING LAW; JURISDICTION. This Contract and the rights and obligations of the parties hereto shall be governed by, and construed according to, the laws of the State of Nevada, without giving effect to any principle of conflict-of-law that would require the application of the law of any other jurisdiction. The parties consent to the exclusive jurisdiction of the First Judicial District Court, Carson City, Nevada for enforcement of this Contract.



29. ENTIRE CONTRACT AND MODIFICATION. This Contract and its integrated attachment(s) constitute the entire agreement of the parties and as such are intended to be the complete and exclusive statement of the promises, representations, negotiations, discussions, and other agreements that may have been made in connection with the subject matter hereof. Unless an integrated attachment to this Contract specifically displays a mutual intent to amend a particular part of this Contract, general conflicts in language between any such attachment and this Contract shall be construed consistent with the terms of this Contract. Unless otherwise expressly authorized by the terms of this Contract, no modification or amendment to this Contract shall be binding upon the parties unless the same is in writing and signed by the respective parties hereto and approved by the Office of the Attorney General and the State Board of Examiners.

IN WITNESS WHEREOF, the parties hereto have caused this Contract to be signed and intend to be legally bound thereby.

_____ Independent Contractor's Signature	_____ Date	_____ Independent's Contractor's Title
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_____ Signature	_____ Date	_____ Title
--------------------	---------------	----------------

_____ Signature	_____ Date	_____ Title
--------------------	---------------	----------------

_____ Signature	_____ Date	_____ Title
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\_\_\_\_\_  
Signature - Board of Examiners

APPROVED BY BOARD OF EXAMINERS

Approved as to form by:

On \_\_\_\_\_  
(Date)

\_\_\_\_\_  
Deputy Attorney General for Attorney General

On \_\_\_\_\_  
(Date)

Form Approved 05/08/02  
Revised 11/07



## ATTACHMENT BB INSURANCE SCHEDULE

### **INDEMNIFICATION CLAUSE:**

Contractor shall indemnify, hold harmless and, not excluding the State's right to participate, defend the State, its officers, officials, agents, and employees (hereinafter referred to as "Indemnatee") from and against all liabilities, claims, actions, damages, losses, and expenses including without limitation reasonable attorneys' fees and costs, (hereinafter referred to collectively as "claims") for bodily injury or personal injury including death, or loss or damage to tangible or intangible property caused, or alleged to be caused, in whole or in part, by the negligent or willful acts or omissions of Contractor or any of its owners, officers, directors, agents, employees or subcontractors. This indemnity includes any claim or amount arising out of or recovered under the Workers' Compensation Law or arising out of the failure of such contractor to conform to any federal, state or local law, statute, ordinance, rule, regulation or court decree. It is the specific intention of the parties that the Indemnatee shall, in all instances, except for claims arising solely from the negligent or willful acts or omissions of the Indemnatee, be indemnified by Contractor from and against any and all claims. It is agreed that Contractor will be responsible for primary loss investigation, defense and judgment costs where this indemnification is applicable. In consideration of the award of this contract, the Contractor agrees to waive all rights of subrogation against the State, its officers, officials, agents and employees for losses arising from the work performed by the Contractor for the State.

### **INSURANCE REQUIREMENTS:**

Contractor and subcontractors shall procure and maintain until all of their obligations have been discharged, including any warranty periods under this Contract are satisfied, insurance against claims for injury to persons or damage to property which may arise from or in connection with the performance of the work hereunder by the Contractor, his agents, representatives, employees or subcontractors.

The insurance requirements herein are minimum requirements for this Contract and in no way limit the indemnity covenants contained in this Contract. The State in no way warrants that the minimum limits contained herein are sufficient to protect the Contractor from liabilities that might arise out of the performance of the work under this contract by the Contractor, his agents, representatives, employees or subcontractors and Contractor is free to purchase additional insurance as may be determined necessary.



A. **MINIMUM SCOPE AND LIMITS OF INSURANCE:** Contractor shall provide coverage with limits of liability not less than those stated below. An excess liability policy or umbrella liability policy may be used to meet the minimum liability requirements provided that the coverage is written on a "following form" basis.

1. **Commercial General Liability – Occurrence Form**

Policy shall include bodily injury, property damage and broad form contractual liability coverage.

- General Aggregate \$2,000,000
- Products – Completed Operations Aggregate \$1,000,000
- Personal and Advertising Injury \$1,000,000
- Each Occurrence \$1,000,000

- a. The policy shall be endorsed to include the following additional insured language:  
"The State of Nevada shall be named as an additional insured with respect to liability arising out of the activities performed by, or on behalf of the Contractor".

2. **Automobile Liability**

Bodily Injury and Property Damage for any owned, hired, and non-owned vehicles used in the performance of this Contract.

Combined Single Limit (CSL) \$1,000,000





- a. The policy shall be endorsed to include the following additional insured language:  
"The State of Nevada shall be named as an additional insured with respect to liability arising out of the activities performed by, or on behalf of the Contractor, including automobiles owned, leased, hired or borrowed by the Contractor".

**3. Worker's Compensation and Employers' Liability**

Workers' Compensation	Statutory
Employers' Liability	
Each Accident	\$100,000
Disease – Each Employee	\$100,000
Disease – Policy Limit	\$500,000

- a. Policy shall contain a waiver of subrogation against the State of Nevada.
- b. This requirement shall not apply when a contractor or subcontractor is exempt under N.R.S., **AND** when such contractor or subcontractor executes the appropriate sole proprietor waiver form.

**4. Professional Liability (Errors and Omissions Liability)**

The policy shall cover professional misconduct or lack of ordinary skill for those positions defined in the Scope of Services of this contract.

Each Claim	\$1,000,000
Annual Aggregate	\$2,000,000

- a. In the event that the professional liability insurance required by this Contract is written on a claims-made basis, Contractor warrants that any retroactive date under the policy shall precede the effective date of this Contract; and that either continuous coverage will be maintained or an extended discovery period will be exercised for a period of two (2) years beginning at the time work under this Contract is completed.

**B. ADDITIONAL INSURANCE REQUIREMENTS:** The policies shall include, or be endorsed to include, the following provisions:

1. On insurance policies where the State of Nevada, Department (Division) of \_\_\_\_\_ is named as an additional insured, the State of Nevada shall be an additional insured to the full limits of liability purchased by the Contractor even if those limits of liability are in excess of those required by this Contract.
2. The Contractor's insurance coverage shall be primary insurance and non-contributory with respect to all other available sources.



- C. **NOTICE OF CANCELLATION:** Each insurance policy required by the insurance provisions of this Contract shall provide the required coverage and shall not be suspended, voided or canceled except after thirty (30) days prior written notice has been given to the State, except when cancellation is for non-payment of premium, then ten (10) days prior notice may be given. Such notice shall be sent directly to **(State agency Representative's Name & Address)**.
- D. **ACCEPTABILITY OF INSURERS:** Insurance is to be placed with insurers duly licensed or authorized to do business in the state of Nevada and with an "A.M. Best" rating of not less than A-VII. The State in no way warrants that the above-required minimum insurer rating is sufficient to protect the Contractor from potential insurer insolvency.
- E. **VERIFICATION OF COVERAGE:** Contractor shall furnish the State with certificates of insurance (ACORD form or equivalent approved by the State) as required by this Contract. The certificates for each insurance policy are to be signed by a person authorized by that insurer to bind coverage on its behalf.
- All certificates and any required endorsements are to be received and approved by the State before work commences. Each insurance policy required by this Contract must be in effect at or prior to commencement of work under this Contract and remain in effect for the duration of the project. Failure to maintain the insurance policies as required by this Contract or to provide evidence of renewal is a material breach of contract.
- All certificates required by this Contract shall be sent directly to **(State Agency Representative's Name and Address)**. The State project/contract number and project description shall be noted on the certificate of insurance. The State reserves the right to require complete, certified copies of all insurance policies required by this Contract at any time.
- F. **SUBCONTRACTORS:** Contractors' certificate(s) shall include all subcontractors as additional insureds under its policies **or** Contractor shall furnish to the State separate certificates and endorsements for each subcontractor. All coverages for subcontractors shall be subject to the minimum requirements identified above.



G. **APPROVAL:** Any modification or variation from the insurance requirements in this Contract shall be made by the Risk Management Division or the Attorney General's Office, whose decision shall be final. Such action will not require a formal Contract amendment, but may be made by administrative action.

IN WITNESS WHEREOF, the parties hereto have caused this Contract to be signed and intend to be legally bound thereby.

\_\_\_\_\_  
Independent Contractor's Signature

\_\_\_\_\_  
Date

\_\_\_\_\_  
Independent's Contractor's Title

\_\_\_\_\_  
Signature- State of Nevada

\_\_\_\_\_  
Date

\_\_\_\_\_  
Title

Attachment BB Page 1 of X

RMIns rev 03/08



## **Attachment C**

### **REFERENCE QUESTIONNAIRE**

The State of Nevada, as a part of the RFP process, requires proposing vendors to submit a minimum of three (3) business references as required within this document. The purpose of these references is to document the experience relevant to the scope of work and provide assistance in the evaluation process.

The proposing vendor is required to send the following reference form to each business reference listed. The business reference, in turn, is requested to submit the Reference Form directly to the State of Nevada, Division of State Lands, by the RFP submission deadline for inclusion in the evaluation process. The form and information provided will become a part of the submitted proposal. The business reference may be contacted for validation of the response.



## RFP #NDSL 2010-01 REFERENCE QUESTIONNAIRE FOR:

\_\_\_\_\_  
(Name of company requesting reference)

This form is being submitted to your company for completion as a business reference for the company listed above. This form is to be returned to the State of Nevada, Division of State Lands via facsimile at 775-684-2721 or e-mail at [scanfield@lands.nv.gov](mailto:scanfield@lands.nv.gov), no later than May 7, 2010, and **must not** be returned to the company requesting the reference.

For questions or concerns regarding this form, please contact the State of Nevada Division of State Lands by telephone at 775-684-2723 or by e-mail at [scanfield@lands.nv.gov](mailto:scanfield@lands.nv.gov). When contacting us, please be sure to include the Request for Proposal number listed at the top of this page.

### **CONFIDENTIAL INFORMATION WHEN COMPLETED**

<b>Company providing reference:</b>	
<b>Contact name and title/position</b>	
<b>Contact telephone number</b>	
<b>Contact e-mail address</b>	

### QUESTIONS:

1. In what capacity have you worked with this vendor in the past?  
COMMENTS:
2. How would you rate this firm's knowledge and expertise?  
\_\_\_\_ (3 = Excellent; 2 = Satisfactory; 1 = Unsatisfactory; 0 = Unacceptable)  
COMMENTS:
3. How would you rate the vendor's flexibility relative to changes in the project scope and timelines?  
\_\_\_\_ (3 = Excellent; 2 = Satisfactory; 1 = Unsatisfactory; 0 = Unacceptable)  
COMMENTS:

4. What is your level of satisfaction with hard-copy materials produced by the vendor?  
\_\_\_\_\_ (3 = Excellent; 2 = Satisfactory; 1 = Unsatisfactory; 0 = Unacceptable)  
COMMENTS:
5. How would you rate the dynamics/interaction between the vendor and your staff?  
\_\_\_\_\_ (3 = Excellent; 2 = Satisfactory; 1 = Unsatisfactory; 0 = Unacceptable)  
COMMENTS:
6. Who were the vendor's principal representatives involved in your project and how would you rate them individually? Would you comment on the skills, knowledge, behaviors or other factors on which you based the rating?  
(3 = Excellent; 2 = Satisfactory; 1 = Unsatisfactory; 0 = Unacceptable)
- Name: \_\_\_\_\_ Rating: \_\_\_\_\_
- Name: \_\_\_\_\_ Rating: \_\_\_\_\_
- Name: \_\_\_\_\_ Rating: \_\_\_\_\_
- Name: \_\_\_\_\_ Rating: \_\_\_\_\_
- COMMENTS:
7. How satisfied are you with the products developed by the vendor?  
\_\_\_\_\_ (3 = Excellent; 2 = Satisfactory; 1 = Unsatisfactory; 0 = Unacceptable)  
COMMENTS:
8. With which aspect(s) of this vendor's services are you most satisfied?  
COMMENTS:
9. With which aspect(s) of this vendor's services are you least satisfied?  
COMMENTS:
10. Would you recommend this vendor's services to your organization again?  
COMMENTS: